

**SOUTH THOMASTON PLANNING BOARD MINUTES
OCTOBER 18, 2007**

MEMBERS PRESENT:

Roger Young, Chairman
Ed Gallant
Gerry Forcier
Chuck Hartman, Voting Alternate
Dianne Darling
Larry Terrio, Code Enforcement Officer

The minutes for September 20, 2007 were reviewed. It was moved by Ed Gallant and seconded by Gerry Forcier that they be approved. The motion passed with no objection.

OLD BUSINESS:

Maine Coast Seafood, 98 Island Rd. (Map-002 Lots-075, 076, 077)
Anthony Athanas, Owner
The permit application has been completed and signed by all appropriate individuals.

Alison Faulkingham (Map-018 Lots-002, 003) Application to build a new building for use as a Pediatrician's office: no action taken—no one appeared before the Board.

Mildred French, 285 Westbrook St (Map-016 Lot-013) submitted an application for a Special Exception Permit for Commercial Use to operate South Thomaston Impound and Towing. It was moved by Gerry Forcier and seconded by Chuck Hartman to move the application off the table from last month's meeting. The motion passed with no objection. Ms. French stated that her plans are to provide a secure area for impounded vehicles for AAA and local law enforcement officials. She plans to have an office building constructed in the spring, and will have the entire area paved. It will be fenced, lit, and have a security system installed. The fenced-in area will measure 75 ft x 300 ft. Only Ms. French's truck will be used to tow vehicles to the yard. It was moved by Ed Gallant and seconded by Gerry Forcier to table the application. The motion passed with no objection.

Susan and Harry Schmitke, Bufflehead Cove Rd (Map-001 Lot-142)
Proposed New Driveway

A FAX was received this AM in the Town Office from Landmark Corporation, who is working with the Schmitkes, requesting that they be removed from tonight's agenda. They will re-schedule.

NEW BUSINESS:

Jon Levensaler, a local contractor, presented an application on behalf of Dan and Joy Harris, Spruce Point (Map-001 Lot-118) for expansion of their cottage. This expansion will be less than 30 % of the original house size. It will be a three-season home. A motion to approve the application was made by Ed Gallant and seconded by Chuck Hartman. The motion passed with no objection.

PERMIT # 007-10-18-001

A motion was made by Gerry Forcier and seconded by Ed Gallant to re-open the Mildred French application request. The motion passed with no objection. In response to queries from the Board, Ms. French stated that it will be a twenty four (24) hr. operation. It will be completely enclosed by a chain-link fence. The entrance will be at the pre-existing driveway, which will be expanded. A motion was made by Gerry Forcier to approve the Special Exception Permit with the following conditions:

1. The Road Commissioner will inspect the driveway entrance and recommend the size of the culvert required, and address any safety issues.
2. All existing vegetation will remain between the current fence and the road.
3. The length of the truck, including the vehicle that will be delivered to, or exited from the Impound, will not exceed twenty five (25) ft.

The Code Enforcement Officer will have the Road Commissioner send a letter to the Planning Board stating his findings.

The motion was then seconded by Ed Gallant. The motion passed with no objection.

PERMIT # 007-10-18-002

Larry Terrio delivered his monthly report.

The meeting adjourned at 8:45 PM.

Respectfully submitted,

Dianne Darling